

2 This Indenture made the Eight day of May
in the Year of our Lord one thousand eight hundred
and twenty four Between Daniel Walcott
and Mary his Wife of the Town of Minden County
of Montgomery and State of New York of the
first part, and Peter Warder of the Town of
of the Second part, Whom it is to be remembered
that the Said
party of the first part, for and in Consideration
of the Sum of four hundred and fifty
Dollars to them in hand paid by the party of the
Second part, Whom with the Said party of the first
part, do hereby declare themselves Satisfied and
paid, hath granted and by these presents do grant
 bargain, sell, alien, release and Convey and En-
joy into the Said party of the Second part, his
heirs and assigns, all that Certain piece or par-
cel of Land lying & being in the Town of Minden
County of Montgomery on the South side of the
Mohawk River being the Westerly half of Lot
14 four Granted to Jacob Lansing & others by
division made by Isaac Elwood & Peter Meyer &
Cynthia Van Camp Commissioners of the estate
of Peter House deceased Bounded as follows on
the South by Lands of John Loller on the East
by Lands of Peter Warder on the North by Lands
owned by Solomon S. Meyer & on the West by Lands
owned by Peter Warder containing about twenty
five Acres be it the Same More or Less, Together
with all and singular the Rights, Members
and privileges to the Same belonging, as in any
way appertaining, and the reversion and reversions,
remainder and remainders, rents issues and
profits thereof; and all the estate, right, title,
interest property, possession claim and demand,
both in Law and equity, of the Said party of
the first part, of in and to the Same, To have
and to hold, the Said tract or parcel of Land
and premises with the appurtenances unto the
Said party of the Second part, his heirs and
assigns, to have and for his only proper use,
benefit and behoof forever, and the Said
party of the first part, do for their heirs exors
ors and administrators Covenant and agree to
and with the party of the Second part, his
heirs and assigns that they are true and
lawful Owners of the Said Tract or parcel of
Land and premises with the appurtenances
and lawfully seized in their own right, of a
perfect, absolute and indefeasible estate of
Inheritance

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inheritances, in fee Simple of us and all the
 Said premises, with the appurtenances and have
 in themselves good right, full power and lawful
 Authority to grant and Convey the Same in man-
 ner aforesaid, and also, that he the Said party
 of the Second part, his heirs and Assigns, shall
 and may from hereafter peaceably have, hold
 occupy and possess the Said Granted premises,
 free from the hindrance or molestation of any
 person or persons lawfully claiming the Same,
 And that they the Said party of the first, and
 their heirs, the Said parcel of Land and premises
 unto the Said party of the Second part, his heirs
 and Assigns against the Claims and demands
 whatsoever shall and will Warrant and for
 ever by these presents defend, In Witness whereof
 the parties of the first part, have hereunto set our
 hands and seals the day and year above writt
 in Daniel Mabeatha ^{of} Mary ^{the} Mabeatha ^{of}
 Signed Sealed and delivered ⁱⁿ presence of
 Jacob S. Wilson Jacob P. Wardw State of New York
 Montgomery County Co. Be it Remembred that
 on the tenth day of May in the Year of our Lord
 one thousand eight hundred and twenty four
 personally came before me Jacob S. Wilson ex-
 pointed Commissioner to take acknowledgments
 of deeds for Said County Daniel Mabeatha
 & Mary his wife who acknowledged they had
 executed the within Instrument out of their
 own free will act and deed and taking the
 Said Mary Separate & Apart from her husband
 she acknowledged she had executed the within
 & sealed it with her Seal out of her own free
 act and deed not for fear of her husband
 Having examined the within finding therein
 no errors I therefore call on the Same to be Recor-
 ded Jacob S. Wilson Com'r &c

Recorded 25th May 1824
 at 6 o'clock P.M.
 Henry of Yates & Co
 Notary at Yates & Co